

LANDMARK PROPERTY



City of Goodyear • Economic Development Department • 190 N Litchfield Road • Goodyear, AZ 85338 • 623/932-3025 • www.goodyearaz.gov • revised 03/04



| | |
|---------------------|---|
| SITE NAME | Landmark Property |
| LOCATION | 15836 Eddie Albert Way |
| SIZE | 48,800 SF + 99,200 SF on 40 acres |
| DIVISIBLE | Yes, larger building divisible to 50,000 SF |
| PRICE | \$6M |
| LAND USE | General Industrial |
| ACCESS | I-10 is 3.5 miles north connecting Goodyear to Los Angeles. Highway 85 runs adjacent to the southern boundary of the property. |
| AIRPORTS | Phoenix Goodyear Airport (GYR) — 1.5 miles Phoenix Sky Harbor Airport (PHX) — 20 miles |
| WATER LINES | <i>Existing</i> — 8" line to west, 16" line to east, 16" line to north |
| SEWER LINES | <i>Existing</i> — 30" line to west |
| ELECTRIC | Arizona Public Service |
| NATURAL GAS | Southwest Gas |
| RAIL | Active rail spur with switch |
| POLICE | 5 miles northeast |
| FIRE | 4.5 miles north |
| SCHOOL DIST. | Avondale Elementary School District Agua Fria Union High School District |
| INCENTIVES | This site is located within the Western Maricopa Enterprise Zone (WMEZ) which may provide tax incentives and job training grants. |
| CONTACT | John Reinhardt, Industrial Property Specialists, 602/274-6462 |

Goodyear City Limits

| | |
|----------|-----------------------------|
| 30,290 | Population (MAG, July 2003) |
| 36.3 | Median Age |
| \$75,059 | Average Household Income |
| \$60,759 | Median Household Income |
| 8,983 | Workforce |

5-Mile Trade Area (from Site)

| | |
|----------|--------------------------|
| 38,364 | Population |
| 29.4 | Median Age |
| \$53,373 | Average Household Income |
| \$45,651 | Median Household Income |
| 12,455 | Workforce |

10-Mile Trade Area (from Site)

| | |
|----------|--------------------------|
| 141,219 | Population |
| 30.3 | Median Age |
| \$60,399 | Average Household Income |
| \$52,227 | Median Household Income |
| 39,925 | Workforce |

20-Mile Trade Area (from Site)

| | |
|-----------|--------------------------|
| 1,262,455 | Population |
| 33.1 | Median Age |
| \$51,068 | Average Household Income |
| \$43,867 | Median Household Income |
| 525,585 | Workforce |

